



# Town of Concord, MA

## Planning Board

July 13, 2021, 7:00 p.m.

### Virtual Public Meeting **REVISED Agenda**

**To participate by video, please click the URL to join meeting.**

<https://us02web.zoom.us/j/86166696043?pwd=TmpkZkhaSXhZa1lKNEFqMlJrU2hFdz09>

**Meeting ID: 861 6669 6043      Passcode: 884920**

**To participate by phone, call (toll-free): 877-853-5257 or 888-475-4499.**

To access this virtual meeting, attendees need to register their full name and email when logging in. Attendees will be muted and have no video ability. Applicants will be permitted audio and video during their scheduled item. If an attendee has a question during this virtual meeting, use the Raise Hand function during the Public Comment period for each item and the Chair will unmute one person at a time to allow them to ask their question. Attendees should give themselves at least ten minutes before the meeting start time to set up and register.

The official public record with all related documents is maintained in the Planning Division Office at 141 Keyes Road, Concord, MA and is available for public review during normal business hours. The plans and most supporting materials may also be viewed online at: <https://concordma.gov/1440/Planning-Board-Current-Meeting-Documents> and <https://www.concordma.gov/1439/ZBA-Current-Meeting-Documents>

Please check for a revised agenda prior to attending a meeting as changes to scheduled items could occur <http://www.concordma.gov/AgendaCenter/Planning-Board-33> Time scheduled agenda items will be taken up in the order shown and not before the times shown. The times scheduled do not represent any estimate of the time that may be necessary to discuss each item. Administrative business may be discussed at any time.

**7:00 p.m.      Floor Area Ratio Discussion – Kate McEneaney**

**7:30 p.m.      Site Plan Review:** Application of Concord's Children's Center under Section 11.8.7 of the Zoning Bylaw to convert the existing single-family dwelling to a childcare center with reduced parking, construct a 7,063 s.f. addition and make related site improvements (parking lot, subsurface stormwater drainage and landscaping) at **250 Old Bedford Road**, Parcel 4220

**7:45 p.m.      Public Hearing:** In accordance with provisions of M.G.L. Ch. 41, Sect. 81-T and the Town of Concord Subdivision Rules and Regulations to review the Definitive Subdivision Plan application of Quarry North Road LLC to create a one-lot subdivision with access from the Town of Sudbury for the Concord portion of the tract at **48Y Fitchburg Turnpike**, Parcel 3419

#### **Administrative business:**

1. Relocate driveway for 680 Main Street to McCallen Ln. (formerly Keuka Rd.)
2. Approval Not Required Plan, land of DIGI LLC, 43 Pond Street, Parcel 2092
3. Thoreau Depot Public Forum Follow-up Discussion
4. 2021 - 2022 Planning Board Goals & Projects Discussion
5. Registry of Deeds and Land Court Signature Authorization
6. Draft Meeting Minutes: 6/8/21
7. Planning Board Liaison/Town Planner Updates
8. General Public Comment - Public Comments can be submitted to the Planning Division ([Planning@concordma.gov](mailto:Planning@concordma.gov)) up until 4:00 p.m. on the day of the meeting and will be shared at the end of the meeting.